

## **AMENDING OFFICIAL ZONING MAP**

**NORTH AND WEST OF McKNIGHT MILL ROAD NORTH OF THE TERMINUS OF  
DESMOND DRIVE AND CHICORY LANE**

**BE IT ORDAINED BY THE ZONING COMMISSION OF THE CITY OF  
GREENSBORO:**

Section 1. The Official Zoning Map is hereby amended by rezoning from Conditional District – RM-8 Residential Multifamily to Conditional District – RS-5 Residential Single Family (subject to those conditional uses with limitations as set forth in Sections 2, 3 and 4 of this ordinance) the area described as follows:

BEGINNING at a point in the line of David H. Griffin and Marylene F. Griffin as recorded in Deed Book 3680, Page 828 in the Office of the Guilford County Register of Deeds, said point also being the northeast corner of CP Limited Partnership as recorded in Deed Book 4519, Page 1249; thence along the Griffin's line S83°14'13"E 1,460.91 feet to a point in the centerline of a creek; thence along said centerline of the creek the following six courses and distances: 1) S50°31'27"E 51.88 feet; 2) S05°31'13"E 112.90 feet; 3) S12°13'56"E 99.19 feet; 4) S34°22'36"E 125.89 feet; 5) S51°56'57"E 151.02 feet; and 6) S14°39'52"E 161.20 feet to a point in the line of Betty S. Permer, Lot 2, as recorded in Plat Book 115, Page 45; thence N83°24'49"W 716.51 feet to a point; thence N83°29'27"W 168.69 feet to a point; thence N83°29'15"W 489.96 feet to a point; thence S00°37'33"W 202.58 feet to a point; thence N89°22'31"W 249.14 feet to a point; thence N00°37'33"E 120.00 feet to a point; thence N89°22'31"E 155.28 feet to a point; thence N89°22'31"E 30.22 feet to a point; thence N07°30'28"E 126.70 feet to a point; thence N03°13'17"E 563.51 feet to the point and place of BEGINNING, as shown on "Rezoning Map for Alcove Builders, Inc." prepared by Lance D. Schamback.

Section 2. That the rezoning of Conditional District – RM-8 Residential Multifamily to Conditional District – RS-5 Residential Single Family is hereby authorized subject to the following use limitations and conditions:

- 1) Uses: Single family detached residential and accessory uses only.
- 2) At least one street will be stubbed along the northern property line at a location agreed upon by Greensboro Department of Transportation.

Section 3. This property will be perpetually bound to the uses authorized and subject to such conditions as imposed, unless subsequently changed or amended as provided for in Chapter 30 of the Greensboro Code of Ordinances. Final plans for any development shall be submitted to the Technical Review Committee for approval.

Section 4. Any violations or failure to accept any conditions and use limitations imposed herein shall be subject to the remedies provided in Chapter 30 of the Greensboro Code of Ordinances.

Section 5. This ordinance shall be effective on November 28, 2005.